

029.A

0003

0007.1

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTON

APPRAISED:

Total Card / Total Parcel

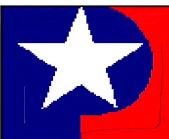
614,600 / 614,600

USE VALUE:

614,600 / 614,600

ASSESSED:

614,600 / 614,600


Patriot
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
24		EVERETT ST, ARLINGTON

OWNERSHIP

Unit #: 1

Owner 1: LEMLY JOHN WILLIAM

Owner 2: MELHORN CATHARINE ROSE

Owner 3:

Street 1: 24 EVERETT ST UNIT 1

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: SEGOOL EDWARD & ANNE -

Owner 2: -

Street 1: 18 ERIN LN

Twn/City: BURLINGTON

St/Prov: MA Cntry

Postal: 01803

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1912, having primarily Vinyl Exterior and 1216 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7319																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	614,600			614,600		316577
							GIS Ref
							GIS Ref
							Insp Date
							05/18/18

PREVIOUS ASSESSMENT								Parcel ID	029.A-0003-0007.1		
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	
2022	102	FV	614,600	0	.	.	614,600		Year end	12/23/2021	
2021	102	FV	597,000	0	.	.	597,000		Year End Roll	12/10/2020	
2020	102	FV	588,200	0	.	.	588,200	588,200	Year End Roll	12/18/2019	
2019	102	FV	591,700	0	.	.	591,700	591,700	Year End Roll	1/3/2019	
2018	102	FV	523,500	0	.	.	523,500	523,500	Year End Roll	12/20/2017	
2017	102	FV	477,400	0	.	.	477,400	477,400	Year End Roll	1/3/2017	
2016	102	FV	477,400	0	.	.	477,400	477,400	Year End	1/4/2016	

SALES INFORMATION			TAX DISTRICT			PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SEGOOL EDWARD &	64222-210		9/12/2014		495,000	No	No		

BUILDING PERMITS												ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
9/21/2017	1235	Add Bath	13,500	C					5/18/2018	Measured	DGM	D Mann					
									5/14/2015	SQ Returned	MM	Mary M					
									1/8/2015	NEW CONDO	PC	PHIL C					

Sign: VERIFICATION OF VISIT NOT DATA

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH						
Type: 99 - Condo Conv	1	Rating: Very Good																
Sty Ht: 1H - 1 & 1/2 Sty		A Bath:	Rating:															
(Liv) Units: 1	Total: 1	3/4 Bath:	Rating:															
Foundation: 2 - Conc. Block		A 3QBth:	Rating:															
Frame: 1 - Wood		1/2 Bath:	Rating:															
Prime Wall: 4 - Vinyl		A HBth:	Rating:															
Sec Wall:	%	OthrFix:	Rating:															
Roof Struct: 1 - Gable		OTHER FEATURES				RESIDENTIAL GRID												
Roof Cover: 1 - Asphalt Shgl		Kits: 1	Rating: Very Good			1st Res Grid	Desc: Line 1	# Units 1										
Color: CREAM		A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O											
View / Desir: S15 - Size 15		Frl:	Rating:			Other												
GENERAL INFORMATION				WSFlue:	Rating:	Upper												
Grade: C+ - Average (+)		CONDOS INFORMATION				Lvl 2												
Year Blt: 1912	Eff Yr Blt:	Location:				Lvl 1												
Alt LUC:	Alt %:	Total Units:				Lower												
Jurisdict: G16	Fact: .	Floor: M - Multi-Level				Totals	RMS: 6	BRs: 2	Baths: 1	HB								
Const Mod:		% Own: 43.00000000				REMODELING				RES BREAKDOWN								
Lump Sum Adj:		Name:				Exterior:	No Unit	RMS	BRs	FL								
INTERIOR INFORMATION						Interior:	1	6	2									
Avg Ht/FL: STD		Phys Cond: VG - Very Good	4.6 %			Additions:												
Prim Int Wal 2 - Plaster		Functional:				Kitchen:												
Sec Int Wall:	%	Economic:				Baths:												
Partition: T - Typical		Special:				Plumbing:												
Prim Floors: 3 - Hardwood		Override:				Electric:												
Sec Floors:	%	Total:	4.6 %			Heating:												
Bsmt Flr: 12 - Concrete						General:												
Subfloor:																		
Bsmt Gar:																		
Electric: 3 - Typical																		
Insulation: 2 - Typical																		
Int vs Ext: S																		
Heat Fuel: 1 - Oil																		
Heat Type: 5 - Steam																		
# Heat Sys: 1																		
% Heated: 100	% AC:																	
Solar HW: NO	Central Vac: NO																	
% Com Wal	% Sprinkled																	
MOBILE HOME				Make:	Model:	Serial #:		Year:	Color:									
SPEC FEATURES/YARD ITEMS																		
PARCEL ID 029.A-0003-0007.1																		
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
More: N	Total Yard Items:				Total Special Features:					Total:								
RESIDENTIAL GRID																		
1st Res Grid Desc: Line 1 # Units 1																		
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O						
Other																		
Upper																		
Lvl 2																		
Lvl 1																		
Lower																		
Totals	RMS: 6	BRs: 2	Baths: 1	HB														
SKETCH																		
UnSketched SubAreas: GLA: 1216, BMT: 480,																		
SUB AREA																		
Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten								
GLA	Gross Liv Ar	1,216	342.990	417,074														
BMT	Basement	480	102.900	49,390														
SUB AREA DETAIL																		
Net Sketched Area:	1,696	Total:	466,464															
Size Ad	1216	Gross Area	1696	FinArea	1216													
IMAGE																		
AssessPro Patriot Properties, Inc																		